

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION AGENDA
JUNE 9, 2005

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, JUNE 9, 2005**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N. Main, Wichita, Kansas beginning, at **1:30 P.M.** **If you have any questions regarding the meeting or items on this agenda, please call the Wichita-Sedgwick County Metropolitan Area Planning Department at 316.268.4421.**

1. Approval of May 12, 2005 meeting minutes.
2. Aquifer Recharge and Storage Project – Presentation by David Warren, Director of Water and Sewer.

❖ SUBDIVISION ITEMS

Items 3-1 to Items 3-10 may be taken in one motion unless there are questions or comments.

3. Consideration of Subdivision Committee recommendations from the meeting of June 2, 2005. Harold Warner Jr., Darrell Downing, Denise Sherman, Bob Aldrich, James Barfield, present. Mitch Mitchell, Bill Johnson, absent. Copies of their recommendations have been furnished to the Planning Commission.

Agenda Item 3-1 (SUB2005-46) Approved, Subdivision on 5-19-05, vote (3-0);

Agenda Item 3-2 (SUB2005-28) Approved, vote (5-0); Agenda Item 3-3 (SUB2005-39) Approved, vote (5-0);

Agenda Item 3-4 (SUB2005-40) Approved, vote (5-0); Agenda Item 3-5 (SUB2005-52) Approved, vote (3-2);

Agenda Item 3-6 (SUB2005-53) Approved, vote (5-0); Agenda Item 3-7 (SUB2005-54) Approved, vote (5-0);

Agenda Item 3-8 (SUB2005-55) Approved, vote (5-0); Agenda Item 3-9 (SUB2005-57) Approved, vote (5-0);

Agenda Item 3-10 (DED2005-17) Approved, vote (5-0); Agenda Item 4-1 (VAC2005-22) Approved, vote (4-0-1);

- 3-1. **SUB 2005-46: One-Step Final Plat -- HARBOR ISLE SOUTH ADDITION**, located north of 41st Street North and on the east side of Meridian.

Engineer: Poe and Associates

Acreage: 61.7

Total Lots: 39

- 3-2. **SUB 2005-28: Revised One-Step Final Plat -- FURLEY UNITED METHODIST CHURCH ADDITION**, located on the northeast corner of 101st Street North and Greenwich Road.

Engineer: Moehring and Associates

Acreage: 11.8

Total Lots: 1

- 3-3. **SUB 2005-39: Final Plat -- KIRK'S MEADOW ADDITION**, located on the northwest corner of 61st Street North and Maize Road.

Engineer: Moehring and Associates

Acreage: 5

Total Lots: 1

- 3-4. **SUB 2005-40: Final Plat -- THE WOODS ADDITION**, located east of 151st Street West and on

the north side of Maple.

Engineer: Baughman Company, P.A.

Acreage: 75.30

Total Lots: 109

- 3-5. **SUB 2005-52: One-Step Final Plat -- PRAIRIE BREEZE ESTATES**, located on the north side of MacArthur and west of Webb Road.

Engineer: K.E. Miller Engineering, P.A.

Acreage: 34

Total Lots: 28

- 3-6. **SUB 2005-53: One-Step Final Plat -- REMINGTON PLACE 4TH ADDITION**, located south of 21st Street North and east of Webb Road.

Engineer: PEC, P.A.

Acreage: 1.76

Total Lots: 4

- 3-7. **SUB 2005-54: One-Step Final Plat -- KRUG NORTH 2ND ADDITION**, located north of 21st Street North and on the west side of 143rd Street East.

Engineer: Baughman Company, P.A.

Acreage: 60.88

Total Lots: 141

- 3-8. **SUB 2005-55: One-Step Final Plat -- MIDLAND BAPTIST CHURCH 2ND ADDITION**, located east of Ridge Road and on the south side of 45th Street North.

Engineer: Baughman Company, P.A.

Acreage: 32.31

Total Lots: 1

- 3-9. **SUB 2005-57: One-Step Final Plat -- LILLIE ADDITION**, located south of Maple and on the West side of Maize Road.

Engineer: Baughman Company, P.A.

Acreage: 15.98

Total Lots: 3

- 3-10. **DED 2005-17: Dedication of a Utility Easement**, for property located east of Maize Road and north of MacArthur Road.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

❖ **PUBLIC HEARINGS – VACATION ITEM**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

Item 4-1 may be taken in one motion, unless there are questions or comments.

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10th City Hall, 455 N. Main Street, Wichita, Kansas.

- 4-1. **VAC 2005-22: Request to Vacate Street Right-of-Way**, located west of Hillside and south of Central.

❖ **PUBLIC HEARINGS – ZONING ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

5. Case No.: CON2005-15
Request: Conditional Use for a wrecking/salvage yard on property zoned
“GI” General Industrial
General Location: North of 33rd Street North and west of St. Francis
Presenting Planner: Scott Knebel
MAPC deferred May 26, 2005
6. Case No.: CON2005-13
Request: Sedgwick County Conditional Use to permit a church and its
associated outdoor recreation uses on property zoned
“RR” Rural Residential
General Location: On the northeast corner of 101st Street North and Greenwich
Presenting Planner: Bill Longnecker
MAPC deferred April 28, 2005
7. Case No.: ZON2005-20
Request: Zone change from “SF-5” Single-family Residential to
“GC” General Commercial
General Location: South of Maple Street and west of All Hallows Avenue
District Advisory Board: Four considered June 1, 2005
Presenting Planner: Jess McNeely
MAPC deferred May 26, 2005
8. Case No.: ZON2005-17
Request: Zone change from “SF-5” Single-family Residential to
“LC” Limited Commercial
General Location: On the south side of Harry Street, approximately 600 feet east of
Webb Road
Presenting Planner: Jess McNeely
MAPC deferred May 26, 2005
9. Case No.: ZON2005-24
Request: Zone change from “TF-3” Two-family Residential and
“SF-5” Single-family Residential to “LC” Limited Commercial
General Location: At the southwest corner of Central and Oliver
Presenting Planner: Bill Longnecker
10. Case No.: CON2005-20
Request: Conditional Use for an accessory apartment on property zoned
“TF-3” Two-family Residential
General Location: South of Mt. Vernon on the east side of Topeka Avenue
District Advisory Board: Three considered on June 1, 2005
Presenting Planner: Jess McNeely

11. Case No.: CUP2005-28 DP286 (Associated with ZON2005-23)
Request: The creation of Lillie Office Park Community Unit Plan; and Zone change from “SF-5” Single-family Residential to “GO” General Office
General Location: West of Maize and south of Maple
District Advisory Board: Five considered on June 6, 2005
Presenting Planner: Scott Knebel
12. Case No.: CON2005-17
Request: Conditional Use for an accessory apartment on property zoned “SF-5” Single-family Residential
General Location: North of Maple and east of Tyler Road (100 S. Evergreen)
Presenting Planner: Jess McNeely
13. Case No.: CON2005-19
Request: Sedgwick County Conditional Use to permit a water booster pumping station on property zoned “SF-20” Single-family Residential
General Location: North of Maple 1/3 mile east of 151st Street West
Presenting Planner: Bill Longnecker
14. Case No.: ZON2005-22
Request: Zone change from “TF-3” Two-family Residential to “GO” General Office
General Location: On the west side of Hillside, south of Waterman
Presenting Planner: Scott Knebel
15. Case No.: CUP2005-22 DP 285 (Associated with ZON2005-21)
Request: The creation of Harbor Isle South Commercial Community Unit Plan; and Zone change from “LC” Limited Commercial and “SF-5” Single-family Residential to “NR” Neighborhood Retail, “SF-5” Single-family Residential, and “LC” Limited Commercial
General Location: North of I-235 and east of Meridian
District Advisory Board: Six considered on June 6, 2005
Presenting Planner: Donna Goltry
16. Case No.: DR05-16
Request: The City of Park City seeks annexation of tracts of land located north of 101st Street adjacent to The City of Park City
Presenting Planner: David Barber
17. Other matters/adjournment.

John L. Schlegel, Secretary
Wichita-Sedgwick County Metropolitan Area Planning Commission